

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
FEBRUARY 18, 2004  
COUNCIL CHAMBERS, 12<sup>TH</sup> FLOOR, CITY ADMINISTRATION BLDG  
8:30 A.M.**

*NOTE: Land Use Hearings are held at 8:30 A.M. and are appealable to the Planning Commission. Appeal applications may be obtained on the 5<sup>th</sup> floor of the City Administration Building, located at 202 C Street, San Diego, CA 92101.*

*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ADLs) are required, please contact the Disability Services Coordinator at 236-5679 at least five (5) working days prior to the meeting to ensure availability. **Those items with an asterisk (\*) will include consideration of the appropriate environmental document.***

*Each item presented on this docket is a Process 3 under the Land Development Code Section 112.0501.*

**HEARING OFFICER ASSIGNED TO TODAY'S HEARING: William Mackey**

ITEM-1:     **PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE HEARING OFFICER NOT PREVIOUSLY HEARD. REQUESTS TO SPEAK SHOULD BE SUBMITTED TO THE HEARING OFFICER RECORDING SECRETARY AT THE TIME OF THE MEETING. NOTE: 3 MINUTE MAXIMUM PER SPEAKER.**

ITEM-2:     **REQUESTS FOR CONTINUANCES.**

ITEM-3:     **REQUESTS FOR ITEMS TO BE PLACED ON CONSENT AGENDA.**

ITEM-4:     **COTIJA TACO SHOP – PROJECT NO. 8168**  
Peninsula Community Plan Area

**STAFF:       Diane Murbach**

Approval, denial or modification of an application for a Site Development Permit to construct a 608 square-foot addition and patio for seating to an existing restaurant on a 2.5 acre site at **3720 Voltaire Street** in the CC-3-5 Zone of the Peninsula Community Plan, Coastal Height Limit Overlay Zone, Airport Environs Overlay Zone, Community Plan Implementation Overlay (Area B), North Bay Redevelopment District. Report No. HO 04-016.

**RECOMMENDATION:**  
Approval.

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ITEM-5:       **MORRELL STREET MAP WAIVER – PROJECT NO. 6867**  
Pacific Beach Community Plan Area

**STAFF:       Robert Korch**

Approval, denial or modification of an application for a Map Waiver, Waiver of Undergrounding and a Coastal Development Permit to convert four existing residential apartment units at **4070 Morrell Street** between Pacific Beach Drive and Fortuna Avenue to condominiums for individual ownership with no other entitlements granted by this action. The property is within the RM-1-1 zone in the boundaries of the Pacific Beach Community Plan Area. Report No. HO 04-011.

**RECOMMENDATION:**

Approval.

ITEM-6:       **MAILANDER RESIDENCE – PROJECT NO. 7263**  
Uptown Community Plan Area

**STAFF:       Patrick Hooper**

Approval, denial or modification of an application for a Site Development Permit for Environmentally Sensitive Lands and a Variance to reduce the minimum street and side yard setbacks in order to construct a 1,821 square-foot addition to an existing single family residence on a 16,868 square-foot site at **4297 Randolph Street** in the RS-1-1 and RS-1-7 zone within the Uptown Community Plan Area. Report No. HO 04-014.

**RECOMMENDATION:**

Approval.

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ITEM-7:       **HAMILTON ROW WEST – PROJECT NO. 13982**  
Greater North Park Community Plan Area

**STAFF:**       **Patrick Hooper**

Approval, denial or modification of an application for a Site Development Permit and Map Waiver for five (5) residential condominium units on a 7,000 square-foot site located at **4026 Hamilton Street** in the MR-1250B Zone of the Mid-City Communities Planned District Ordinance within the Greater North Park Community Plan Area. Report No. HO 04-15.

**RECOMMENDATION:**

Approval.